

**INFORMATION STATEMENT : PORTION 42 OF THE FARM DIEPKLOOF 319 IQ,
COMMONLY KNOWN AS THE SOWETO EMPOWERMENT ZONE (SEZ),**

The City of Johannesburg Metropolitan Municipality owns Portion 42 of the Farm Diepkloof 319 IQ, commonly known as the Soweto Empowerment Zone (SEZ), located in Diepkloof, Soweto. The SEZ measures approximately 5 hectares and was ring-fenced from the larger Soweto Gateway property, which extends over 30.5 hectares. The Soweto Gateway land has since been awarded to a developer who is currently undertaking the master planning process.

Locality	Portion 42 of the Farm Diepkloof 319 IQ.
Size	5 hectares
Zoning	Mining

Background

The SEZ was initially identified for development by the Department of Economic Development, following a request to the City of Joburg Property Company SOC Ltd (JPC) to establish an SMME Hub on Portion 42.

The SEZ was formally established in 2006 and became operational in 2012 with the following objectives:

- To incubate and grow local township enterprises.
- To establish industry within a centralized space.
- To create a 100% township-owned business hub on municipal land.

The facility has since been handed back to JPC for management. Owing to its strategic location at the main entrance to the Soweto Gateway development, the SEZ will form an integral part of the broader Soweto Gateway initiative.

Nature of the Proposed Transaction

The site is prominently located adjacent to Chris Hani Baragwanath Hospital and several institutions and medical facilities serving the region. It is positioned along Chris Hani Road, west of the N1, with Collinder Road forming its western boundary. The site has the potential to connect with key surrounding nodes, including the Baragwanath public transport hub, existing residential areas and hostels to the north, and the Elias Motswaledi residential area to the south-west.

The Municipality is pursuing a long-term development sale and/or lease of the property, thereby enabling the City to realize economic returns from the site, which has not generated income since its use as an SMME hub.